

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
54		GARDNER ST, ARLINGTON

## OWNERSHIP

Owner 1:	FLEMMING ALESIA D &			
Owner 2:	SELBY DALLAS L & LINDA K			
Owner 3:				
Street 1:	54 GARDNER STREET			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02474		Type:	

## PREVIOUS OWNER

Owner 1:	FLEMMING PAUL F/ALESIA D -		
Owner 2:	-		
Street 1:	54 GARDNER STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

## NARRATIVE DESCRIPTION

This parcel contains .166 Sq. Ft. of land mainly classified as Two Family with a Multi-Conver Building built about 1940, having primarily Vinyl Exterior and 2570 Square Feet, with 2 Units, 1 Bath, 1 3/4 Bath, 0 HalfBath, 13 Rooms, and 7 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.16600	Total SF/SM:	7231	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON	Total:	407,634	SpL Credit	Total:	407,600
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD**

**ARLINGTON**

**APPRAISED:**

**USE VALUE:**

**ASSESSED:**

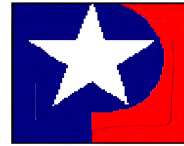
Total Card /

Total Parcel

**965,400**

**965,400**

**965,400**



***Patriot***  
Properties Inc.

## USER DEFINED

Prior Id # 1:	24645
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

### ACTIVITY INFORMATION

Date	Result	By	Name
11/16/2018	MEAS&NOTICE	HS	Hanne S
4/23/2009	Measured	163	PATRIOT
6/30/2005	Permit Visit	BR	B Rossignol
3/2/2000	Measured	197	PATRIOT
8/1/1991		PM	Peter M

Sign:
VERIFICATION OF VISIT NOT DATA
\_/\_/\_/

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	7231.000	557,800		407,600	965,400
Total Card	0.166	557,800		407,600	965,400
Total Parcel	0.166	557,800		407,600	965,400
Source: Market Adj Cost		Total Value per SQ unit /Card:		375.66	/Parcel: 375.6

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	557,800	0	7,231.	407,600	965,400		Year end	12/23/2021
2021	104	FV	531,000	0	7,231.	407,600	938,600		Year End Roll	12/10/2020
2020	104	FV	531,000	0	7,231.	407,600	938,600	938,600	Year End Roll	12/18/2019
2019	104	FV	418,500	0	7,231.	369,400	787,900	787,900	Year End Roll	1/3/2019
2018	104	FV	418,500	0	7,231.	350,300	768,800	768,800	Year End Roll	12/20/2017
2017	104	FV	392,300	0	7,231.	305,700	698,000	698,000	Year End Roll	1/3/2017
2016	104	FV	392,300	0	7,231.	261,100	653,400	653,400	Year End	1/4/2016
2015	104	FV	326,800	0	7,231.	242,000	568,800	568,800	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

